

GOVERNMENT OF ANDHRA PRADESH

**ABSTRACT**

Town Planning – Nuzvidu Municipality – Certain variation in the Master Plan - Change of land use from Tank (Public Open Space **Park**) use zone to Residential use zone in R.S.Nos.799/1A, 799/1B, 814/1A and 814/2, Nuzvidu to an extent of Ac.2.59 cents. - Draft Variation - Confirmed – Orders - Issued.

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MUNICIPAL ADMINISTRATION AND URBAN DEVELOPMENT (H1) DEPARTMENT

G.O.Ms.No.605

Dated the 30<sup>th</sup> August, 2008.

Read the following:-

1. G.O.Ms.No.477 MA., dated 19.9.2000.
2. From the Director of Town and Country Planning, Hyderabad, Letter Roc.No.12259/2007/R, dated 5.1.2008.
3. Government Memo. No.738/H1/2008-1, Municipal Administration and Urban Development Department, dated 5.5.2008.
4. From the Commissioner, Nuzvidu Municipality, Letter Roc.No.1865/2007/G1, dated 15.5.2008.
5. From the Director of Town and Country Planning, Hyderabad, Letter Roc.No.12259/2007/R, dated 1.7.2008.
6. Government Memo. No.738/H1/2008-2, Municipal Administration and Urban Development Department, dated 31.7.2008.
7. From the Commissioner of Printing, A.P., Extraordinary Gazette No.450, Part-I, dated 4.8.2008.

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**ORDER:**

The draft variation to the Nuzvidu General Town Planning Scheme, the Master Plan which was sanctioned in G.O.Ms.No. 477 MA., dated 19.9.2000 was issued in Government Memo. No.738/H1/2008-2, Municipal Administration and Urban Development Department, dated 31.7.2008 and published in the Extraordinary issue of A.P. Gazette No. 450, Part-I, dated 4.8.2008. No objections and suggestions have been received from the public within the stipulated period. The Director of Town and Country Planning, Hyderabad in his letter dated 1.7.2008 has stated that the Municipal Commissioner, Nuzvidu Municipality has informed that, the applicant has paid an amount of Rs.47,209/- (Rupees forty seven thousand two hundred and nine only) towards development and conversion charges as per G.O.Ms.No.158 MA., dated 22.3.1996 to the Nuzvidu Municipality for the proposed change of land use. Hence, the draft variations are confirmed.

2. The appended notification will be published in the next issue of the Andhra Pradesh Gazette.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

**S.P.SINGH,  
PRINCIPAL SECRETARY TO GOVERNMENT.**

To  
The Commissioner of Printing, Hyderabad.  
The Director of Town and Country Planning, Hyderabad.  
The Regional Deputy Director of Town Planning, Rajahmundry, East Godavari District.  
The Municipal Commissioner, Nuzvidu Municipality, Krishna District.

Copy to:

The individual through the Municipal Commissioner, Nuzvidu Municipality, Krishna District.  
The District Collector, Krishna District, Vijayawada.  
The Private Secretary to M(MA&UD).  
SF/SC.

// FORWARDED :: BY ORDER //

SECTION OFFICER

...2.

**APPENDIX**  
**NOTIFICATION**

In exercise of the powers conferred by clause (a) of Sub - section (2) of section 15 of the Andhra Pradesh Town Planning Act, 1920 the Government of Andhra Pradesh hereby makes the following variation to the Master Plan of Nuzividu Town, the same having been previously published in the Extraordinary issue of Andhra Pradesh Gazette No. 450, Part-I, dated 4.8.2008, as required by clause (b) of the said section.

**VARIATION**

The site in R.S.Nos.799/1A, 799/1B, 814/1A and 814/2, Nuzividu Municipality to an extent of Ac.2.59 cents the boundaries of which are as shown in the schedule below and which is earmarked for Tank (Public Open Space **Park**) use zone in the General Town Planning Scheme (Master Plan) of Nuzividu Town sanctioned in G.O.Ms.No. 477 MA., dated 19.9.2000 is designated for Residential use zone by variation of change of land use as marked "A to I" as shown in the revised part proposed land use map GTP No.17/2008/R which is available in Municipal Office, Nuzividu Town, **subject to the following conditions; namely:-**

1. That the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
2. That the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
3. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
4. The change of land use shall not be used as the proof of any title of the land.
5. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
6. The applicant shall obtain layout / development permission from Director of Town and Country Planning / competent authority as the case may be.
7. The applicant shall maintain minimum buffer zone of 9.0 Mtrs., from the Tank.
8. The applicant shall take prior approval before commencing the development activity from the competent authority.

**SCHEDULE OF BOUNDARIES**

North : R.S.No.814/3 site.  
East : R.S.No.814/3 and R.S.No.800 site.  
South : R.S.No.799/1C site.  
West : Approved L.P.No.60/2006.

**S.P.SINGH,**  
**PRINCIPAL SECRETARY TO GOVERNMENT.**

SECTION OFFICER